



CERTIFICATE OF SURVEY:

THIS IS TO CERTIFY THAT I HAVE SURVEYED THE PROPERTY SHOWN HEREON AND THAT THIS PLAT CORRECTLY REPRESENTS THE SURVEY THEREOF.

STATE OF MISSISSIPPI,  
COUNTY OF DESOTO:

WE, DELTA INVESTMENT COMPANY, A PARTNERSHIP, OWNER OF THE PROPERTY SHOWN HEREON, HEREBY ADOPT THIS AS OUR PLAN OF SUBDIVISION AND HEREBY DEDICATE THE STREETS AS SHOWN TO THE PUBLIC USE FOREVER AND HEREBY CERTIFY THAT WE ARE THE OWNER DULY AUTHORIZED SO TO DO AND THAT SAID PROPERTY IS NOT ENCUMBERED BY ANY TAXES THAT HAVE BECOME DUE AND PAYABLE.

DELTA INVESTMENT COMPANY, OWNER  
BY: Martin Graber, PARTNER  
MARLIN GRABER

DELTA INVESTMENT COMPANY, OWNER  
BY: Stanley Wender, PARTNER  
STANLEY WENDER

STATE OF TENNESSEE,  
COUNTY OF SHELBY:

BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, AT MEMPHIS, DULY COMMISSIONED AND QUALIFIED, PERSONALLY APPEARED MARLIN GRABER AND STANLEY WENDER, WITH WHO I AM PERSONALLY ACQUAINTED AND WHO UPON OATH ACKNOWLEDGED THEMSELVES PARTNERS IN DELTA INVESTMENT COMPANY, THE WITHIN NAMED BARGAINOR, AND THAT AS SUCH PARTNERS, BEING AUTHORIZED SO TO DO, EXECUTED THE FOREGOING INSTRUMENT FOR THE PURPOSE THEREIN CONTAINED BY SUBSCRIBING THERETO THE NAME OF DELTA INVESTMENT COMPANY BY THEMSELVES AS PARTNERS.

IN WITNESS WHEREOF I HAVE HEREUNTO SET MY HAND AND AFFIXED MY NOTARIAL SEAL AT OFFICE IN MEMPHIS, THIS 21<sup>st</sup> DAY OF December, 1967.

MY COMMISSION EXPIRES: Oct 4, 1970

Amelia G. Robinson  
NOTARY PUBLIC

STATE OF MISSISSIPPI,  
COUNTY OF DESOTO:

I HEREBY CERTIFY THAT THE PLAT SHOWN HEREON WAS FILED FOR RECORD IN MY OFFICE AT 4 O'CLOCK PM ON THE 29<sup>th</sup> DAY OF December, 1967, AND WAS IMMEDIATELY RECORDED IN PLAT BOOK 5 PAGE 26.

James P. Dwyer  
CHANCERY COURT CLERK

RESTRICTIONS:

THESE COVENANTS, LIMITATIONS AND RESTRICTIONS ARE TO RUN WITH THE LAND AND SHALL BE BINDING ON ALL PARTIES AND ALL PERSONS CLAIMING UNDER THEM UNTIL JANUARY 1992, AT WHICH TIME SAID COVENANTS, LIMITATIONS AND RESTRICTIONS SHALL BE AUTOMATICALLY EXTENDED FOR SUCCESSIVE 10 YEAR PERIODS UNLESS BY A VOTE OF THE MAJORITY OF THE THEN OWNERS OF LOTS IN THIS SUBDIVISION IT IS AGREED TO CHANGE SAID COVENANTS IN WHOLE OR IN PART.

IF THE PARTIES HERETO OR ANY OF THEM OR THEIR HEIRS OR ASSIGNS SHALL VIOLATE OR ATTEMPT TO VIOLATE ANY OF THE COVENANTS, LIMITATIONS OR RESTRICTIONS HEREIN, IT SHALL BE LAWFUL FOR ANY OTHER PERSON OR PERSONS OWNING ANY REAL ESTATE SITUATED IN THIS SUBDIVISION TO PROSECUTE ANY PROCEEDINGS AT LAW OR IN EQUITY AGAINST THE PERSONS VIOLATING OR ATTEMPTING TO VIOLATE ANY SUCH COVENANTS, LIMITATIONS OR RESTRICTIONS AND EITHER TO PREVENT HIM OR THEM FROM SO DOING OR TO RECOVER DAMAGES OR OTHER DUES FOR SUCH VIOLATION.

INVALIDATION OF ANY ONE OF THESE COVENANTS, LIMITATIONS OR RESTRICTIONS BY JUDGMENT OR COURT ORDER SHALL IN NO WISE AFFECT ANY OF THE OTHER PROVISIONS, WHICH SHALL REMAIN IN FULL FORCE AND EFFECT.

1. ALL NUMBERED LOTS TO BE FOR RESIDENTIAL USE ONLY.
2. THE MINIMUM BUILDING SETBACK LINES TO BE 35 FEET.
3. NO NOXIOUS OR OFFENSIVE TRADE OR ACTIVITY SHALL BE CARRIED ON UPON ANY LOT IN THIS SUBDIVISION NOR SHALL ANYTHING BE DONE THEREUPON WHICH MAY BE OR BECOME AN ANNOYANCE OR NUISANCE TO THE NEIGHBORHOOD.
4. NO PORCHES OR OPEN CARPORTS MAY BE ENCLOSED WITHOUT A PERMIT FROM THE PROPER AUTHORITIES OF DESOTO COUNTY, MISSISSIPPI.
5. MINIMUM SIDE LOT LINE SETBACK TO BE 5 FEET ON ONE SIDE OF THE LOT AND 13 FEET ON THE OTHER SIDE. TOTAL OF SIDE LINE SETBACKS MUST CONFORM TO A MINIMUM OF 18 FEET.
6. ALL LOTS IN SECTION "A" DESOTO WOODS SUBDIVISION SHALL HAVE INSIDE TIOLETS AND AN APPROVED SEWAGE DISPOSAL SYSTEM.
7. ONE AND ONLY ONE DETACHED HOUSE TRAILER OR "MOBILE HOME" MAY BE LOCATED ON ANY LOT IN THIS SUBDIVISION.
8. THE MINIMUM GROUND FLOOR AREA OF RESIDENCES CONSTRUCTED IN THIS SUBDIVISION SHALL BE 750 SQUARE FEET EXCLUSIVE OF OPEN PORCHES AND CARPORTS.

APPROVED BY THE BOARD OF SUPERVISORS OF DESOTO COUNTY, MISSISSIPPI, ON THE 27<sup>th</sup> DAY OF December, 1967

James P. Dwyer PRESIDENT  
James P. Dwyer CLERK OF THE BOARD

APPROVED BY THE COUNTY PLANNING COMMISSION, ON THE 28<sup>th</sup> DAY OF December, 1967

R. P. O'Connell PRESIDENT

ATTEST: J. L. Thomas SECRETARY

EXISTING ZONING: R-1

SECTION "A"-DESOTO WOODS SUBDIVISION  
21.2 ACS. OF SEC. 2, T2S, R8W  
DESOTO COUNTY, MISSISSIPPI  
DELTA INVESTMENT COMPANY, OWNER  
NOVEMBER 1967  
SCALE: 1"=100'  
W. H. PORTER, CONSULTING ENGINEER  
MEMPHIS, TENNESSEE